

LAND FOR DEVELOPMENT

180 CHAPELGATE | FAIRBORN, OHIO 45324

CURŌ

BRKG • MGMT • CPTL

COMMERCIAL REAL ESTATE SOLUTIONS



FUTURE 178K SF
LOGISTICS
WAREHOUSE



SHEETZ



2.05 ACRES FOR SALE
\$750,000

1 MILE

7,274 Population

\$59,034 AHHI

3,108 Households

HIGHLIGHTS:



180 CHAPELGATE
FAIRBORN, OHIO 45324



PARCEL - A02000100390000800



GREENE COUNTY



LAND USE 400
COMMERCIAL - VACANT LAND
ZONING - PUD



ACTIVE LABOR FORCE

3 MILES

31,363 Population

\$73,975 AHHI

13,937 Households

5 MILES

64,845 Population

\$85,728 AHHI

27,973 Households

- Located directly off of Interstate 675
- Site adjacent to future development of 178,000 square feet logistics facility and newly developed Sheetz & Casey's gas stations

CURŌ • BRKG

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SURROUNDING RETAIL



CLICK FOR PERMITTED USE CODES



Business Friendly City



Highly Accessible Location



Strong Labor Pool



Surrounding Anchor Stores

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